

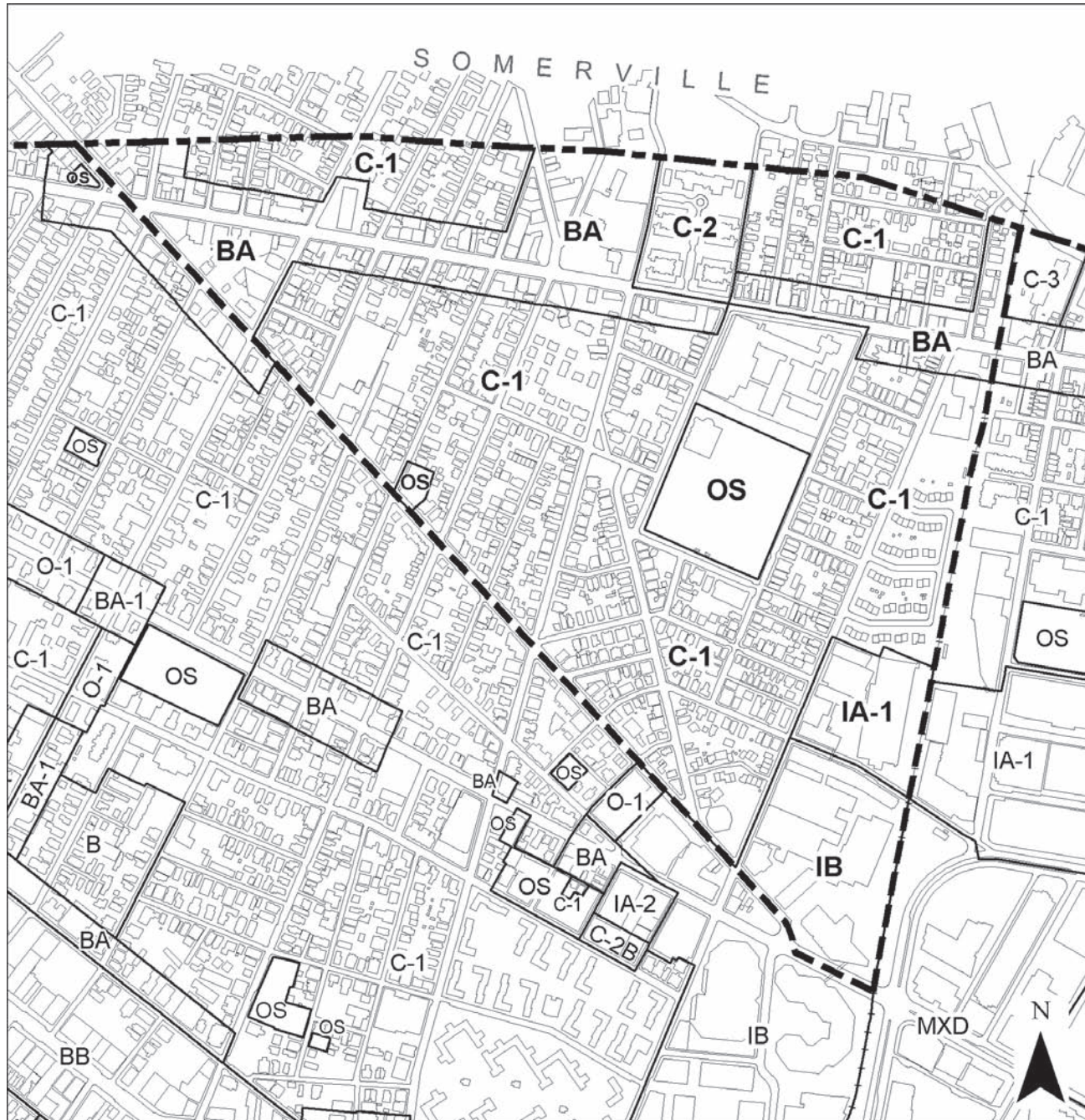
Wellington-Harrington Neighborhood Study

▪ ▪ U P D A T E ▪ ▪ *Recommendations and Action Plan*



CITY OF CAMBRIDGE

Wellington-Harrington Neighborhood Zoning Map



Zoning Districts

B	Residence B	O-1	Office 1	IA-1	Industry A-1
C-1	Residence C-1	BA	Business A	IA-2	Industry A-2
C-2	Residence C-2	BA-1	Business A-1	IB	Industry B
C-2B	Residence C-2B	BB	Business B	MXD	Mixed Use Development
C-3	Residence C-3			OS	Open Space

RECOMMENDATIONS AND ACTION PLAN

Since the publication of the *Wellington-Harrington Neighborhood Study* in 1996, many of the recommendations from that study have been addressed. Some have been addressed through completed actions or are being addressed through the ongoing programs of city departments. Others will be addressed through future actions, which could take place within a short-range, medium-range, or long-range timeframe. In some cases, recommendations are being addressed through actions taking place on a citywide scale.

The following “Recommendations and Action Plan” table provides a list of all recommendations, old and new, along with an implementation status and progress-to-date summary for each. Items that are part of the City’s present or future action plan are denoted by a ■ symbol. An estimated timeframe is also provided for each action item, describing whether it is expected to occur within a short-range (less than 2 years), medium-range (2-6 years), or long-range (6-10 years) period.

LAND USE RECOMMENDATIONS FROM ORIGINAL STUDY (1996)

Rec. Type & Number	Recommendation	Status and Progress to Date
LU1	<p>Zoning should be modified to allow for the preservation of the neighborhood density.</p> <ul style="list-style-type: none">• The Committee would like to see the dense, urban character of the neighborhood preserved particularly as the aging housing stock is replaced with new structures. The Committee recommends that a study be done to look at the possibility of rezoning Cambridge Street - from Inman Square to Cardinal Medeiros Avenue - to limit building heights to three - five stories and encourage smaller storefronts on the ground floors and housing on the upper floors.	<p>Zoning Regulations in Effect</p> <p>Most residential parts of Wellington-Harrington have a “Residence C-1” zoning designation, which allows medium-density, multi-family housing similar to the housing that currently exists in the neighborhood. See Housing Recommendation “H7” for further explanation of the Residence C-1 zoning requirements.</p> <p>Along Cambridge Street, the zoning designation is “Business A” or “BA”, which allows commercial and residential uses. The maximum floor area ratio allowed for commercial uses in BA districts is 1.0, while the maximum floor area ratio for residential uses is 1.75, meaning that more space can be built for residential uses than for non-residential uses. This encourages developers to include housing in buildings along Cambridge Street. As part of a citizen-led rezoning petition in 1997, the maximum building height in the BA district was reduced from 85 feet to 45 feet for residential buildings, to 35 feet for commercial buildings, and to 65 feet for buildings along Hampshire Street, which intersects Cambridge Street at Inman Square. Under the Inclusionary Zoning provisions, developers also receive incentives for making housing units affordable to low- and moderate-income households.</p> <p>There are no zoning limitations on the size of storefronts along Cambridge Street. However, because most lots along the street are relatively small, the development of large storefronts seems unlikely.</p>

LAND USE RECOMMENDATIONS - (cont.)

Rec. Type & Number	Recommendation	Status and Progress to Date
LU2	<p>Amend the City's zoning code to require new large developments on Cambridge Street to construct a neighborhood park as part of the project or at another location.</p> <ul style="list-style-type: none">• The Committee was concerned about the lack of available land in the neighborhood and recommends that the city make Wellington-Harrington an open space priority neighborhood and acquire land parcels as they become available.	<p>Zoning Changes in Effect</p> <p>It is unlikely that new large developments will occur along Cambridge Street in Wellington-Harrington. However, the Eastern Cambridge Rezoning in 2001, which accompanied the ECaPS work, has made open space a requirement in some East Cambridge districts that are likely to be redeveloped in the future. For instance, the approved master plan for North Point includes a required 5-acre park. Also, if a large development were to occur at some point in the future on the site currently owned by the US Department of Transportation near Kendall Square, the creation of a seven-acre (approx.) public open space would be required. In addition, ECaPS encouraged the creation of public open spaces in two locations along the Grand Junction Railroad, one near Binney Street and another across from Ahern Field. These open spaces might be created if developers were to buy these lots and transfer the development rights (as allowed by the Eastern Cambridge Rezoning) to another location south of Binney Street.</p> <p>Open Space Study Completed</p> <p>In 2000, the Community Development Department published the <i>Report of the Green Ribbon Open Space Committee</i>, which used a variety of criteria to establish priority areas for open space across all of Cambridge. The report identified large areas in Wellington-Harrington, including the entire area west of Columbia Street, as top priorities for "tot lot" playgrounds and neighborhood parks. While existing land uses and the cost of land make acquisition difficult, the City will continue to look for opportunities to acquire open space in the neighborhood whenever possible.</p>

TRANSPORTATION RECOMMENDATIONS

The original Wellington-Harrington Neighborhood Study (1996) does not include any specific transportation recommendations. However, the study does note concerns about traffic enforcement in the area of the Harrington School and Donnelly Field, as well as concerns about traffic speeds and signal timing at the intersection of Cambridge and Columbia Streets. These issues are being addressed through traffic calming and through the Cambridge Street Corridor Improvements project, described in the “Transportation Update” section of this document on page 18.

HOUSING RECOMMENDATIONS from Original Study (1996)

Rec. Type & Number	Recommendation	Status and Progress to Date
H1	<p>Establish city-wide housing “hot-line”</p> <ul style="list-style-type: none">The Committee recommends that the city establish a housing telephone service modeled after the 666-Movie line that would inform residents of all the housing agencies in the city and the services they provide.	<p><i>Housing Information Line and Brochures Available</i></p> <p>Residents are encouraged to call the City’s Housing Information Line at 617-349-4622 for information about affordable housing programs in the city. Residents can also call the Cambridge Housing Authority at 617-497-4040 for information about public housing. Staff will refer callers to other agencies and non-profit organizations where appropriate.</p> <p>The City also produces a booklet called <i>A Guide to Affordable Housing Programs in Cambridge</i>, which contains descriptions and contact information for the many different programs and agencies dealing with housing in the city. The latest version of this booklet was published in spring 2003, and versions have recently been made available in Spanish and Haitian Creole.</p> <p>Information is also available on the Housing Division webpage at www.cambridgema.gov/~CDD/hsg.</p>
H2	<p>Establish a clearinghouse of affordable housing opportunities in the city.</p> <ul style="list-style-type: none">The Committee suggests that the clearinghouse be placed in a non-intimidating, accessible place, and should be staffed by individuals who are able to deal with residents from a wide range of cultures.	<p><i>Information on Affordable Housing Opportunities Available</i></p> <p>Residents seeking opportunities for affordable housing are encouraged to contact the City’s Housing Information Line at 617-349-4622 or the Cambridge Housing Authority at 617-497-4040. The Housing Division in the City of Cambridge is located within the offices of the Community Development Department at 344 Broadway, 3rd Floor. The Cambridge Housing Authority offices are located at 19 Prospect Street, on the corner of Prospect Street and Massachusetts Avenue in Central Square. Reasonable accommodations for persons with disabilities will be made upon request, and an effort is always made to effectively serve residents from a wide range of cultures.</p> <p>The City maintains a list of residents who want to be notified when affordable rental and ownership units are being marketed by the City. For more information, call the Housing Information Line (above). The Cambridge Housing Authority also maintains a list of residents interested in public housing opportunities (see contact information above).</p>

HOUSING RECOMMENDATIONS from Original Study (1996) - (cont.)

<i>Rec. Type & Number</i>	<i>Recommendation</i>	<i>Status and Progress to Date</i>
H3	<p>Offer city-sponsored classes to inform residents on how to prepare for home ownership.</p> <ul style="list-style-type: none">The Committee recommends the city sponsor classes to educate renters on how to prepare to buy a house. The Committee suggests the classes inform residents of the criteria for eligibility (income levels, number of persons per household, etc.) for city-sponsored home ownership programs. The classes would also serve to create a pool of prospective homebuyers in the city.	<p><i>First-Time Homebuyer Classes Ongoing</i></p> <p>The Community Development Department offers monthly First-Time Homebuyer Classes. These are open to all residents, and benefit income-eligible households by making them eligible for special mortgage products. Special classes on "How to Buy a Multi-Family Property" and "Post-Purchase Information" are offered, as well as classes for non-English speakers. For more information or to enroll in these classes, call the City's Housing Information Line at 617-349-4622 or visit the Housing Division webpage at www.cambridgema.gov/~CDD/hsg.</p>
H4	<p>Expand and augment both the Home Improvement Program (HIP) and the Small Property Owners Rehab and Loan Program.</p> <ul style="list-style-type: none">The Committee recommends that the capabilities of both the HIP and the Small Property Owners Program be increased. Both programs should offer more technical assistance to housing developers on reducing construction costs, thereby, making more housing affordable to low-income residents.	<p><i>Housing Improvement Programs Ongoing</i></p> <p>Home Improvement Programs are offered by two non-profit organizations, Homeowners Rehab, Inc. (HRI) and Just-A-Start, Inc. (JAS). These programs offer low-interest rehabilitation loans for owner-occupied, 1-to-4-unit buildings owned by low- or moderate-income homeowners. Upon making improvements, the owner must keep rents affordable to low- and moderate-income households. In addition, Cambridge Neighborhood Apartment Housing Services (CNAHS) offers low-interest rehabilitation financing to private owners of multi-family residential buildings (not necessarily owner-occupied) if more than half of the units are made affordable to low- and moderate-income tenants for up to 20 years. These programs are supported by the City's Community Development Block Grant funds. Just-A-Start also manages a 3% Home Improvement Revolving Loan through Cambridge Savings bank.</p>
H5	<p>DPW site on Norfolk Street.</p> <ul style="list-style-type: none">The Committee recommends that the DPW site on Norfolk Street be developed into a mix of affordable housing and open space should DPW ever decide to relocate.	<p>At some future time, the Department of Public Works (DPW) may relocate from its present site. However, it has not yet identified a site for relocation. If a new site is identified and DPW plans to move, the City will work with the neighborhood to consider the use of the current site. Potential uses include affordable housing and open space.</p>
H6	<p>Create a program that would advise non-English speaking tenants of their rights and obligations.</p> <ul style="list-style-type: none">The Committee recommends that the city offer counseling to tenants on their rights in languages other than English (Spanish and Creole).	<p><i>Tenant/Landlord Support Programs Ongoing</i></p> <p>A number of agencies and organizations provide legal assistance and mediation services to assist tenants and landlords. These include Cambridge and Somerville Legal Services (617-494-1800), Just-A-Start (617-494-0444), and the City of Cambridge Consumers' Council (617-349-6150). Information on all of these groups is listed in the City's <i>Guide to Affordable Housing Programs in Cambridge</i> brochure, which is available in English, Spanish, and Haitian Creole. Call the Housing Information Line (617-349-4622) for more information.</p>

HOUSING RECOMMENDATIONS from Original Study (1996) - (cont.)

<i>Rec. Type & Number</i>	<i>Recommendation</i>	<i>Status and Progress to Date</i>
H7	<p>Stabilize the neighborhood and preserve its character.</p> <ul style="list-style-type: none">The Committee recommends that the dense, urban character of the neighborhood be preserved. In view of the aging housing stock, identical types of houses should be allowed to be constructed when old structures collapse or are condemned.	<p><i>Zoning Regulations in Effect</i></p> <p>Most residential parts of Wellington-Harrington have a “Residence C-1” zoning designation, which allows medium-density, multi-family housing similar to the housing that currently exists in the neighborhood. Housing can be built to a maximum floor area ratio of 0.75 and maximum height of 35 feet. In 1999, Cambridge adopted a “Backyard Rezoning” petition that changed some of the C-1 district regulations. The allowed dwelling unit density was decreased, from one dwelling unit per 1,200 square feet of lot area to one unit per 1,500 square feet of lot area. This lowers the overall number of housing units that can be built, but does not change the amount of floor space that can be built, thus encouraging either smaller houses or larger units. The rezoning also raised the required amount of open space on a residential lot, from 15% of the lot area to 30% of the lot area. This means that when a new house is built, almost one third of its lot must be left as yard space (parking does not count as open space). Most houses in the neighborhood would meet this requirement as they currently exist.</p>
H8	<p>Encourage, through incentives and regulations, the construction of housing appropriate for families with children.</p> <ul style="list-style-type: none">The Committee strongly recommends that incentives be made available for landlords to delead the units they own.	<p><i>Lead-Safe and Other Programs Ongoing</i></p> <p>The City’s Housing Division works to create family-size affordable units wherever possible and appropriate. Cambridge’s Lead-Safe program provides five-year forgivable loans for lead paint removal, along with other lead abatement services, in housing that is occupied by low- or moderate-income households. Landlords of rental properties can receive these loans if they keep their rents affordable. For information, call 617-349-5323 or visit www.cambridgema.gov/~LeadSafe.</p>

ECONOMIC DEVELOPMENT & EMPLOYMENT RECOMMENDATIONS from Original Study (1996)

**Rec. Type
& Number****Recommendation****Status and Progress to Date**

EDE1

Create a "Cambridge employment hot line" for the city's residents.

- The Committee recommended the creation of a city sponsored toll-free telephone line that would offer Cambridge residents a variety of employment-related information, ranging from actual employment opportunities, to the location of training and apprenticeship programs. The Committee agreed that a telephone line is a good tool for addressing the needs of linguistic minorities on a 24 hours a day basis.

Employment Program Information Available

Residents may contact the City's Office of Workforce Development (OWD) to find information about a variety of employment programs at 617-349-6234 / TTY: 617-492-0235. OWD also publishes a directory, *Cambridge Works and Learns*, which contains references to a number of employment programs for adults and teenagers as well as job training and placement programs.

OWD assesses and responds to the unmet needs of the local workforce, working with area businesses on such initiatives as: the Business Advisory Committee, the Cambridge Employment Program (CEP), Workplace Education, Profit from Experience: Guest Speakers Bureau, Summer Jobs Campaign for Cambridge Youth, Youth Employment Center, and Job Fairs. OWD has formed partnerships with local employment, training, and education providers including Bunker Hill Community College and Just-A-Start. OWD also works with a Business Advisory Committee that offers guidance to help plan and promote efforts that increase skills and training of current and future workers.

EDE2

Concentrate information about all the city's employment-related services in one location.

- The Committee recommends that all the information about employment-related services should be located in one well-publicized central location. The Committee agreed that this recommendation is complementary to the "employment hot line." The Committee also recommends that a facilitator be appointed to coordinate the activities of all employment and training program in the City.

Employment Program Information Available

Residents may contact the Office of Workforce Development at 617-349-6234 / TTY: 617-492-0235. OWD publishes a directory, *Cambridge Works and Learns*, which contains references to a number of employment programs for adults and teenagers as well as job training and placement programs.

Cambridge residents may also participate in the Cambridge Employment Program (CEP) at no cost. This program offers personalized counseling on how to conduct a job search and can provide advice and references to job training and job placement programs. Both the OWD and CEP are located in the Cambridge municipal office building at 51 Inman Street.

EDE3

Rewrite the brochures on employment and training programs to make them friendlier to readers in the neighborhood.

- The Committee recommends that Employment Resources, Inc. (ERI) rewrite and vividly illustrate their brochures to make them more user-friendly to neighborhood residents

Employment Directory Available

The City's Office of Workforce Development (OWD) publishes a directory, *Cambridge Works and Learns*, which contains references to a number of employment programs for adults and teenagers as well as job training and placement programs. This brochure has been made available for the past five years, and the information is currently in the process of being updated. The brochure is available directly from the OWD (51 Inman Street, 617-349-6234 / TTY: 617-492-0235, as well as at libraries and other locations throughout the city.

ECONOMIC DEVELOPMENT & EMPLOYMENT RECOMMENDATIONS - (cont.)

<i>Rec. Type & Number</i>	<i>Recommendation</i>	<i>Status and Progress to Date</i>
EDE4	Explore alternative options for structuring summer programs for pre-teenage neighborhood children (12 to 13 years old).	<i>Summer Youth Programs Ongoing</i> For about four years, the City has run two summer programs focused towards youth age 9 to 13. The Summer Sports Leadership Academy uses athletics to promote leadership development and community involvement, and the Summer Arts Program helps youth develop creative abilities through collaboration with artists and performers, field trips, and projects. These programs are located at the Area Four Youth Center and the Frisoli Youth Center and are open to all Cambridge youth. In addition, the City continues to organize summer youth basketball leagues for pre-teens and teenagers. For more information about youth programs, contact the Department of Human Service Programs at 617-349-6200.
EDE5	Form a partnership between the city and Cambridge Street merchants to employ neighborhood children in the summer. <ul style="list-style-type: none">The Committee recommends that the city create a program to address the summer employment needs of children ineligible for the Mayor's Summer Program. The Committee recommends the city provide incentives for Wellington-Harrington merchants to employ neighborhood children.	<i>Youth Employment Programs Ongoing</i> The City's Office of Workforce Development (OWD) collaborates with schools, non-profit organizations, institutions, and businesses to develop career exploration, community service, and employment opportunities for Cambridge youth. The Youth Employment Center at Cambridge Rindge and Latin School can provide teenagers with referrals to employment and development programs. The City sponsors a number of programs, including the Mayor's Summer Youth Employment Program and Fall Youth Employment Program. Various other non-profit organizations and institutions provide employment, service, or other development programs for teenagers as well. Businesses that are interested in hiring teenagers through these types of programs may contact OWD at 617-349-6234 / TTY: 617-492-0235.
EDE6	Establish a forum where neighborhood residents and business owners can meet and exchange views and ideas.	A permanent forum of this kind has not been established. However, the business community and the residential community of Wellington-Harrington sometimes meet in a public forum to discuss specific issues that are of interest to the entire neighborhood. For instance, the public meetings associated with the Cambridge Street reconstruction project drew broad participation from area residents, property owners, and business owners.

ECONOMIC DEVELOPMENT & EMPLOYMENT RECOMMENDATIONS - (cont.)

Rec. Type & Number	Recommendation	Status and Progress to Date
EDE7	<p>CDD should make its presentations of Wellington-Harrington's demographic composition and employment profile to all neighborhood schools and parent associations.</p> <ul style="list-style-type: none">The Committee strongly recommends that the Community Development Department make its demographic and employment presentations to the teachers and students of the Harrington School and its parent association.	<p>Demographic Information Available</p> <p>The City's Planning Information Manager in the Community Development Department (CDD) regularly receives, analyzes, and reports demographic information made available by the state and federal governments, primarily from the US Census Bureau. A wide range of information, both citywide and neighborhood-specific, is available on the CDD website at www.cambridgema.gov/~CDD. This information may also be requested by contacting the Planning Information Manager at 617-349-4656.</p> <p>In April 2003, the Planning Information Manager gave a presentation of demographics in Wellington-Harrington based on the 2000 Census. A summary of this presentation is included in this report, and is also available on the CDD website (above). Schools and neighborhood groups may discuss the possibility of hosting a demographics presentation by contacting the Neighborhood Planner for Wellington-Harrington at 617-349-4639.</p>
EDE8	<p>Encourage cottage industries within Wellington-Harrington households.</p> <ul style="list-style-type: none">The Committee recommends the creation of a neighborhood revolving loan fund to assist lower income households to buy materials.	<p>Small Business Support Programs Ongoing</p> <p>Several years ago, the City helped to establish a small business loan fund administered by local Cambridge banks. Since that collaboration was started, many of the banks have developed loan funds specifically designed to meet the needs of small businesses. The Economic Development Division of the Community Development Department will provide a list of these banks upon request. For information, contact the Economic Development Division at 617-349-4637.</p>
EDE9	<p>Increase the funding for the Harrington School Computer Learning Center.</p> <ul style="list-style-type: none">The Committee recommends that additional funding be made available to enable the Harrington School to hire an instructor and buy more software.	<p>As a result of the consolidation of Cambridge Public Schools in 2003, the Harrington School has been closed and the former Harrington School building is now occupied by the King Open School. This building no longer contains a Computer Learning Center.</p> <p>Computer classes are available to members of the Frisoli Youth Center at 61 Willow Street (617-349-6312), and are available free to all Cambridge residents at the Community Learning Center at 19 Brookline Street (617-349-6363) and at the Cambridge Public Library Central Square Branch at 45 Pearl Street (617-349-4010).</p>

OPEN SPACE RECOMMENDATIONS from Original Study (1996)

<i>Rec. Type & Number</i>	<i>Recommendation</i>	<i>Status and Progress to Date</i>
OS1	<p>The City should commit itself to increasing open space in Wellington-Harrington through purchasing land and developing parks and playgrounds whenever opportunities exist.</p> <ul style="list-style-type: none"> The Committee felt that the need for open space is more acute between Prospect and Columbia Streets and from Hampshire Street to the Somerville line. 	<p><i>Open Space Study Completed</i></p> <p>In 2000, the Community Development Department published the Report of the Green Ribbon Open Space Committee, which used a variety of criteria to establish priority areas for open space across all of Cambridge. The report identified large areas in Wellington-Harrington, including the entire area west of Columbia Street, as top priorities for “tot lot” playgrounds and neighborhood parks. While existing land uses and the cost of land make acquisition difficult, the City will continue to look for opportunities to acquire open space in the neighborhood whenever possible. Open space acquisitions in nearby Area Four include 238 Broadway and the Squirrel Brand site at Broadway and Boardman Street.</p> <p><i>Pocket Parks Projects Completed</i></p> <p>In addition to acquiring land for new parks, Cambridge is seeking to improve open space in the neighborhood by constructing small seating areas, or “pocket parks,” along with public infrastructure projects such as sidewalk improvements. For example, the Cambridge Street reconstruction project included the construction of pocket parks in the space next to the Valente Library, the seating area by the Miller’s River complex, and Vellucci Community Plaza at Inman Square.</p>
OS2	<p>The Elm Street Park/Hampshire Street sitting area should be redesigned to incorporate an active playground for children.</p> <ul style="list-style-type: none"> The Committee recommends that the new sitting area include fencing and benches to make the space more inviting. A new shade tree and water fountain should be added. The Committee suggests that a neighborhood workshop be conducted around the redesign of the space. 	<p>■ <i>PARK IMPROVEMENTS UNDER CONSIDERATION – Medium Range</i></p> <p>The Department of Public Works has improved the attractiveness of this sitting area by adding new plantings and improving overall maintenance. In the future, staff on the Open Space Committee will evaluate the potential cost and scope of a redesign of this park.</p>
OS3	<p>The City should allocate more funds towards park maintenance and attach a service contract to all newly constructed parks.</p>	<p><i>Park Maintenance Programs Ongoing</i></p> <p>The organizational structure of the Parks and Urban Forestry Division of the Department of Public Works (DPW) has changed in recent years to include new specialized staff positions, increased training, and sector maintenance crews responsible for different districts of the city. In addition, some parks are maintained through a private maintenance contract.</p>

■ **ACTION ITEM - Timeframe**

Short Range - less than 2 years; Medium Range - 2-6 years;
Long Range - 6-10 years

OPEN SPACE RECOMMENDATIONS - (cont.)

Rec. Type & Number	Recommendation	Status and Progress to Date
OS4	Redesign Donnelly Field for better definition of play spaces	Renovations Completed In 1997, the Donnelly Field playground was renovated and the Frisoli Youth Center established nearby. In 2003, plans for the renovation of the playing fields were developed with participation from the public. Construction was completed in summer 2004. The improvements include: improved lighting; better turf and drainage in the outfield; new bleachers, seating, and picnic areas; better baseball, softball, and basketball amenities; improved plantings, pathways, and entrances; and seasonal portable toilets.
OS5	Upgrade and improve maintenance of Gold Star Mother's Pool. <ul style="list-style-type: none">The Committee recommends that the pool should be enclosed to allow use throughout the year.	RENOVATIONS TO OCCUR – Short Range Funding has recently been allocated for a complete renovation of Gold Star Mothers Pool, including replacement of all pool systems and the pool surface, improvements to circulation by users within the complex, upgrades to meet Americans with Disabilities Act (ADA) compliance, renovations to the plumbing and electrical systems, and possibly the construction of amenities such as spray pools and additional seating. The renovation plans do not include enclosure of the pool for year-round use.
OS6	Street trees should be planted on Cambridge Street, Columbia Street, and on Norfolk Street in the area abutting the DPW site.	Tree Plantings Ongoing The City's has planted about 50 street trees in this area since 1996, as a result of requests from residents. In addition, about 140 street trees have been planted along Cambridge Street through the recent improvements project. For information about requesting tree plantings, contact the City Arborist at 617-349-6433 or visit the Urban Forestry webpage at www.cambridgema.gov/TheWorks/services/forestry.html
OS7	Street cleaning on Cambridge Street should be done more frequently, particularly around bars and restaurants.	Street Maintenance Programs Ongoing The Department of Public Works' street cleaning program includes monthly sweeping of all streets from April to December. Also, daily hand-vacuuming and litter collection is done in major squares.

OPEN SPACE RECOMMENDATIONS from Update Process

<i>Rec. Type & Number</i>	<i>Recommendation</i>	<i>Status and Progress to Date</i>
OS8	Create play spaces for older children, rather than focusing exclusively on tot lots. One recreation resource that is needed is a skateboard park.	<p>The City works to create parks for people of all ages, and has varied the design of play spaces throughout the city in order to accommodate a variety of age ranges. In addition to play-grounds of various sizes and types, the City incorporates water play areas, basketball and tennis courts, and field spaces into many of its parks.</p> <p>■ SKATE PARK PLANNING IN PROGRESS – Short Range</p> <p>The City is planning to build a skate park near Danehy Park within the next couple of years. Additionally, the Charles River Conservancy is in the process of designing a large skate park near the North Point area in East Cambridge, to be developed over a longer timeframe.</p>
OS9	Create good pathways to existing and future open spaces that border Wellington-Harrington, like North Point's parks and Grand Junction Railway linear park.	<p>Sidewalk Improvements Completed</p> <p>The recently completed Cambridge Street Corridor Improvements project has enhanced the sidewalks connecting Wel- lington-Harrington to the North Point area through the addition of trees, sidewalk furniture, crosswalks, and improved lighting fixtures. In the special permit for the North Point master plan, significant attention is given to pedestrian access to the future North Point parks from adjoining neighborhoods.</p> <p>■ RAILROAD REUSE STUDY UNDERWAY - Short Range</p> <p>The Community Development Department is currently conduct- ing a feasibility study of the reuse of the Grand Junction Railroad as a multi-use path for pedestrians, bicyclists, and possibly a part of the "Urban Ring" public transit line under consideration by the MBTA.</p>
OS10	<p>Look for opportunities to renovate small pocket parks whenever possible. Some sites that might be renovated include:</p> <ul style="list-style-type: none"> • The corner of Windsor and Lincoln Streets • The corner of Windsor and Hampshire Streets • The corner of Webster Avenue and Hamp- shire Streets (across from the CDM building) • The old trucking company site on Binney Street • Site on Winter Street (in East Cambridge) 	<p>■ ISSUE UNDER CONSIDERATION – Medium Range</p> <p>The Community Development Department, working with the Open Space Committee, expects to request funding for the development of such pocket parks. As funding becomes avail- able, the City will evaluate these locations as potential pocket park sites.</p> <p>Some pocket park areas have recently been constructed as part of the Cambridge Street reconstruction, including Vellucci Com- munity Plaza at Inman Square, the yard next to Valente Library, and the seating area by the Miller's River housing complex.</p>

■ ACTION ITEM - Timeframe

Short Range - less than 2 years; Medium Range - 2-6 years;
Long Range - 6-10 years

OPEN SPACE RECOMMENDATIONS - (cont.)

Rec. Type & Number	Recommendation	Status and Progress to Date
OS11	The Department of Transportation Building site in East Cambridge could provide an opportunity to create new open space.	<i>ECaPS Zoning Requirements in Effect</i> As a result of the rezoning that accompanied the Eastern Cambridge Planning Study (ECaPS) in 2001, if a large development were to occur at some point in the future on this block, the creation of an approximately seven-acre public open space would be required along with that development. It is currently unknown whether development might occur on this block in the near or distant future.
OS12	The City should acquire land across the street from the Kennedy School's Ahern Field. While not located in the Wellington-Harrington neighborhood but in nearby East Cambridge, this is an important open space for a large number of students and local residents.	<i>Issue Considered in ECaPS</i> The Eastern Cambridge Planning Study (ECaPS) in 2001 encouraged the creation of public open space on this site as well as on another site next to the Grand Junction Railroad near Binney Street. These open spaces might be created if developers were to buy these lots and transfer the development rights (as allowed in the Eastern Cambridge Rezoning) to another location south of Binney Street.



CITY OF CAMBRIDGE

Community Development Department

344 Broadway, Cambridge, MA 02139

Voice: 617-349-4600 Fax: 617-349-4669 TTY: 617-349-4621 Web: www.cambridgema.gov
